

Mortgage Record.

This Indenture, Made this Twenty eight day of June in the year of our Lord one thousand nine hundred and fifteen,
James King and Ada B. King (his wife)
 of Douglas, in the County of Douglas and State of Kansas, of the first part, and

Charles White

of the second part:

WITNESSETH, That the said parties of the first part, in consideration of the sum of Two hundred DOLLARS to them duly paid, the receipt of which is hereby acknowledged, have sold, and by these presents do grant, bargain, sell and mortgage to the said party of the second part, his heirs and assigns forever, all that tract or parcel of land situated in the County of Douglas and State of Kansas, described as follows to wit:
Lot No. Thirty-two (32) on New York Street in the City of Lawrence, Douglas County, Kansas

with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said James King and Ada B. King do hereby covenant and agree that at the delivery hereof they are the lawful owner of the premises above granted and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, and that they will warrant and defend the same against all claims whatsoever. This grant is intended as a Mortgage to secure the payment of the sum of Two hundred DOLLARS,

according to the terms of one certain promissory note this day executed by the said James King and Ada B. King to the said party of the second part; said note being given for the sum of Two hundred DOLLARS,

dated June 28 1915, due and payable in five year from date thereof, with interest thereon from the date thereof until paid according to the terms of said note and ten coupons of seven dollars each thereto attached. And this conveyance shall be void if such payment be made as in said note and coupons thereto attached, and as hereinafter specified. And the said parties of the first part hereby agree to pay all taxes assessed on said premises before any penalties or costs shall accrue on account thereof, and to keep the said premises insured in favor of said mortgagee, in the sum of Two hundred DOLLARS,

in some insurance company satisfactory to said mortgagee, in default whereof the said mortgagee may pay the taxes and accruing penalties, interests and costs, and insure the same at the expense of the parties of the first part, and the expense of such taxes and accruing penalties, interest and costs, and insurance, shall, from the payment thereof, be and become an additional lien under this mortgage upon the above described premises, and shall bear interest at the rate of 10 per cent. per annum. But if default be made in such payment, or any part thereof or interest thereon or the taxes assessed on said premises or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole principal of said note and interest thereon, and all taxes and accruing penalties and interest and costs thereon remaining unpaid or which may have been paid by the parties of the second part, and all sums paid by the parties of the second part of any part thereof, in the manner prescribed by law, appraisement hereby waived or not, at the option of the parties of the second part, their executors, administrators or assigns, at any time thereafter, to sell the premises hereby granted, or to become due according to the conditions of this instrument, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the parties of the first part making such sale, on demand, to the said James King heirs and assigns.

IN TESTIMONY WHEREOF, The said parties of the first part have hereunto set their hand and seal the day and year last above written.

Signed, sealed and delivered in presence of

James King (SEAL)
Ada B. King (SEAL)

STATE OF KANSAS,

Douglas County ss.

BE IT REMEMBERED, That on this 29 day of June A. D. 1915, before me, John M. Newlin, a Notary Public

in and for said County and State, came

James King and Ada B. King

to me personally known to be the same persons who executed the foregoing instrument of writing, and duly acknowledged the execution of the same.

In Witness Whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last above written.

My commission expires March 20 1919 Notary Public.

This instrument was filed for record on the 29 day of June A. D. 1915 at 10 o'clock A.M.

By Geo. S. Neff Deputy.

The foregoing is entered as the original instrument. The same hereto described having been paid in full, this mortgage is hereby released and the same hereby created discharged. As witness my hand this 28th day of April, A. D. 1915.

Recorded June 28 1920
Edna V. Matthews
 Register of Deeds

For Assignment See Book 57 Pages 219